

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE EASTERN DISTRICT OF PENNSYLVANIA**

IN RE: Adrienne Lynn Stout

Debtor(s)

CHAPTER 7

THE BANK OF NEW YORK MELLON FKA THE
BANK OF NEW YORK AS TRUSTEE FOR THE
BENEFIT OF THE CERTIFICATE HOLDERS OF
THE CWALT, INC., ALTERNATIVE LOAN TRUST
2004-22CB, MORTGAGE PASS THROUGH
CERTIFICATES, SERIES 2004-22CB

NO. 22-11823 PMM

11 U.S.C. Section 362

Movant

vs.

Adrienne Lynn Stout

Debtor(s)

Robert H. Holber Esq.

Trustee

ORDER

AND NOW, this 1st day of November, 2022, upon failure of Debtor(s) and the Trustee to file and Answer or otherwise plead, it is:

ORDERED THAT: The Motion for Relief from the Automatic Stay of all proceedings is granted and the Automatic Stay of all proceeding, as provided under Section 362 of the Bankruptcy Abuse Prevention and Consumer Protection Act of 2005 (The Code), 11 U.S.C. Sections 362), is modified with respect to the subject premises located at 396 Swamp Road, Wind Gap, PA 18091 ("Property), so as to allow Movant, its successors or assignees, to proceed with its rights and remedies under the terms of the subject Mortgage and pursue its in rem State Court remedies including, but not limited to, taking the Property to Sheriff's Sale, in addition to potentially pursuing other loss mitigation alternatives including, but not limited to, a loan modification, short sale or deed-in-lieu of foreclosure. Additionally, any purchaser of the Property at Sheriff's Sale (or purchaser's assignee) may take any legal action for enforcement of its right to possession of the Property.



United States Bankruptcy Judge.